

Desen Lin

CONTACT INFORMATION	800 N. State College Blvd., SGMH 5178 Department of Finance Cal State Fullerton Fullerton, CA 92831 USA	Phone: +1 (657) 278-2407 E-mail: desenlin@fullerton.edu Website: www.desenlin.com Last update: March, 2024
RESEARCH INTERESTS	Real Estate Economics, Urban Economics, Household Finance	
EMPLOYMENT	California State University, Fullerton <i>Assistant Professor of Finance</i>	Fullerton, California <i>Aug. 2021 - present</i>
EDUCATION	University of Pennsylvania <i>Ph.D. in Economics</i> Committee: Dirk Krueger (co-advisor), Susan Wachter (co-advisor), Guillermo Ordonez, Joachim Hubmer	Philadelphia, Pennsylvania <i>May 2021</i>
	University of California, Santa Barbara <i>M.A. in Economics</i>	Santa Barbara, California <i>Aug. 2013 - Jun. 2015</i>
	Fudan University <i>B.A. in Mathematical Economics</i>	Shanghai, China <i>Sept. 2009 - Jun. 2013</i>
REFEREED PUBLICATION	Lin, D. (Forthcoming). From Vacancy to Verdancy? the impact of land options on the timing of vacant lot investment , <i>Real Estate Economics</i>	
	Acolin, A., Lin, D., & Wachter, S. M. (2024). Why do young Adults coreside with their parents? <i>Real Estate Economics</i> Vol 52 (1), 7-44	
	Lin, D., Jensen, S. T., & Wachter, S. M. (2023). The price effects of greening vacant lots: How neighborhood attributes matter. <i>Real Estate Economics</i> Vol 51 (3), 573-610	
	Levitin, A. J., Lin D., & Wachter S. M. (2020). Mortgage risk premiums during the housing bubble. <i>Journal of Real Estate Finance and Economics</i> 60 (4), 421-468	
	Acolin, A., Lin D., & Wachter S. M. (2019). Endowments and minority homeownership. <i>Cityscape</i> 21 (1), 5-62	
WORKING PAPERS	Housing Search and Rental Market Intermediation, 2021	
	REIT Capital Structure Choices: When Does Preparation Matter?, 2021 (with Andrey Pavlov and Susan Wachter)	
	Land Use Regulation, Regulatory Spillover and Housing Prices, 2020 (with Susan Wachter)	
	Housing Boom, Mortgage Default and Agency Friction, 2018	
WORK IN PROGRESS	Impact of Greening Vacant Lots on Commercial Activities (with Shane Jensen and Susan Wachter)	
	Yes, in My Backyard: Sharing Economy and Neighborhood Impact in New York City (with Betty Wang)	

BOOK CHAPTERS	Lin, D., Renninger, A., Thornton, A. T., Wachter, S. M., & Zeng, D. Z. (2019). City Story: House Prices and Competitiveness. <i>House Prices: Changing the City World: The Global Urban Competitiveness Report (2017-2018)</i> , 257
HONORS AND AWARDS	American Real Estate and Urban Economic Association (AREUEA) Homer Hoyt Doctoral Dissertation Award, 2021 Principal Investigator, <i>Vacant Lot Greening as a Long-Term Investment in Legacy Cities? Evidence from the LandCare Program in Philadelphia</i> , Sponsored by Lincoln Institute of Land Policy, 2024-2025 (\$27,000) Lincoln Institute Scholars Program, 2024 AREUEA Junior Scholars Program, 2024 Junior/Senior Research Grant, Cal State Fullerton, 2023-2024 (\$7,500) ORSP Faculty Travel Grant, Cal State Fullerton, 2022-2023 (\$1,000) Best Manuscript Award on Real Estate Brokerage, American Real Estate Society (ARES) Annual Meeting Best Paper Competition, 2021 (\$2,500) University Fellowship, Penn, 2015-2020 AREUEA Dissertation Award, 2020 (\$2,000) Mack Institute Ph.D. Research Fellowship, Penn Wharton, 2020 (\$3,000) Graduate and Professional Student Assembly Travel Grant, Penn, 2019-2020 (\$600) SASgov Travel Grant, Penn, 2018-2020 (\$300 × 2) Doctoral Travel Grant, AREUEA, 2019 (\$1,000) School of Arts and Sciences Dean's Travel Subvention, Penn, 2017-2019 (\$500 × 2) Xinmei Zhang Fellow, Penn, 2015-2018 Thormahlen Family Fellowship in Economics, UC Santa Barbara, 2014-2015 Graduate USAP Fellowship, UC Santa Barbara, 2013-2014 Xiyuan Undergraduate Research Fellow, Fudan University, 2012-2013 Renmin Scholarship, Fudan University, 2010-2013 Honor Student Award, Fudan University, 2012-2013 UCLA-CSST Summer Research Scholarship, UCLA, 2012 UCEAP Visiting Scholarship, UC Davis, 2011
PROFESSIONAL EXPERIENCE	Referee: <i>Real Estate Economics</i> , <i>Journal of Real Estate Finance and Economics</i> , <i>Journal of Housing Research</i> Editorial Board: <i>Journal of Real Estate Practice and Education</i>
UNIVERSITY, COLLEGE, OR DEPARTMENT SERVICE	University: Library Committee (Fall 2022-Spring 2023) College: Academic Senate (Fall 2023-present), Graduate Senate (Fall 2023-present), Data Analytic Task Force (Fall 2022-present), MBA Steering Committee (Fall 2022-present) Department: Seminar Committee (Fall 2021-present), Real Estate Committee (Fall 2021-present), Commencement Committee (Fall 2021-present), Fullerton Day Committee (Fall 2021-present) Student club advisor: Real Estate Association (Fall 2022-present)

TEACHING
EXPERIENCE

California State University, Fullerton

Fullerton, California

- *Instructor*

Aug. 2021 - Present

- Real Estate Principles (Fall/Spring 2021, 2022, 2023)

University of Pennsylvania

Philadelphia, Pennsylvania

- *Teaching Assistant*

Aug. 2016 - May 2021

- Public Finance, Urban Real Estate Economics (MBA), International Housing Comparisons (MBA), Intermediate Microeconomics

University of California, Santa Barbara

Santa Barbara, California

- *Teaching Assistant*

Sept. 2013 - Jun. 2015

- Microeconomic Theory I & II (M.A.), Intermediate Microeconomics, Principles of Microeconomics, Principle of Macroeconomics

Fudan University

Shanghai, China

- *Teaching Assistant*

Sept. 2012 - Jun. 2013

- Public Economics, Probability and Statistics

CONFERENCE
PRESENTATION

2023-2024: 2024 ASSA-AREUEA Annual Meeting, San Antonio, TX (x2); 2024 ARES Annual Meeting, Orlando, FL; Lincoln Institute of Land Policy, Cambridge, MA; 2024 AREUEA National Meeting, Washington D.C. (scheduled)

2022-2023: 2023 ASSA-AREUEA Annual Meeting, New Orleans, LA; FHFA Spring 2023 Econ Summit, Washington D.C.

2021-2022: 2021 AsRES-GCREC-AREUEA International Conference, virtual; 2022 ASSA-AREUEA Annual Meeting, virtual

2020-2021: University of Pennsylvania; Fudan University; University of Cincinnati; Cal State Fullerton; 2021 ARES Annual Meeting, virtual; 2021 AREUEA National Meeting, virtual; 2021 North American Summer Meeting of the Econometric Society, virtual

2019-2020: 14th Meeting of Urban Economics Association, Philadelphia, PA; 2020 ASSA-AEA Annual Meeting, San Diego, CA (x2); 2020 ARES Annual Meeting, Fort Meyers, FL (Cancelled due to Covid-19)

2018-2019: 2018 Midwest Macroeconomics Meetings, Nashville, TN; 13th Annual Economics Graduate Students Conference, WUSTL; Penn Macro Student Lunch, Penn; 2019 ASSA-AREUEA Doctoral Session, Atlanta, GA; 3rd Annual PhD Conference on Real Estate and Housing, OSU; 2019 AREUEA National Meeting, Washington D.C.; ESCP-TAU-UCLA Conference on Low-Income Housing Supply and Housing Affordability, Madrid, Spain

2017-2018: 2018 AREUEA National Meeting, Washington D.C.; World Cities Day Forum on Global Urban Competitiveness, by CASS and the UN Habitat, Guangzhou, China

CONFERENCE
DISCUSSION

“Real Estate Agents’ Expertise, Spatial Specialization, and Search Costs” by Stephen Buschbom and Darren Hayunga, AREUEA-Singapore Conference, 2021

“U.S. Millennial Multicultural Multigenerational Household Preferences and Ownership” by Yi Wu, Alan Tidwell and Vivek Sah, AREUEA-Singapore Conference, 2021

“Why Are Housing Cost Rising?” by Christos Makridis, AREUEA-ASSA Conference, San Diego, 2020

“Land Use Controls Do Not Reduce the Elasticity of Housing Supply in the Standard Urban Model” by Daniel Broxterman and Yishen Liu, 14th Meeting of Urban Economics Association, Philadelphia, 2019

OTHER ACADEMIC EXPERIENCE	University of Pennsylvania	Philadelphia, Pennsylvania
	• <i>Penn IUR Emerging Scholar</i>	<i>Feb. 2019 - present</i>
	• <i>Graduate Research Assistant at Penn Wharton GIS Lab</i>	<i>Jul. 2017 - Jun. 2021</i>
	• <i>Organizer of Financial Intermediation and Markets (FIM) Reading Group, Wharton Finance and Penn Economics</i>	<i>Sept. 2018 - May 2019</i>
	• <i>Research Assistant for Prof. Susan Wachter</i>	<i>Jul. 2017 - Jun. 2021</i>
	University of California, Santa Barbara	Santa Barbara, California
	• <i>Research Assistant for Prof. Ted Bergstrom</i>	<i>Jun. - Aug. 2014</i>
	University of California, Los Angeles	Los Angeles, California
	• <i>CSST Summer Research Internship Program</i>	<i>Jul. - Sept. 2012</i>
	Fudan University	Shanghai, China
	• <i>Research Assistant for Prof. Yongqin Wang</i>	<i>Jul. 2011- Jul. 2012</i>

SKILLS
Computer skill: MATLAB, STATA, R, L^AT_EX
Language: Chinese (native), English (proficient)